



# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

900 SOUTH FREMONT AVENUE  
ALHAMBRA, CALIFORNIA 91803-1331  
Telephone: (626) 458-5100  
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ADDRESS ALL CORRESPONDENCE TO:  
P.O. BOX 1460  
ALHAMBRA, CALIFORNIA 91802-1460

June 16, 2005

IN REPLY PLEASE  
REFER TO FILE:

**MP-6**  
**308.041**

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**SAN GABRIEL CANYON SPREADING GROUNDS - PARCEL 4**  
**GRANT OF EASEMENT - CITY OF AZUSA**  
**SUPERVISORIAL DISTRICT 1**  
**3 VOTES**

**IT IS RECOMMENDED THAT YOUR BOARD ACTING AS THE GOVERNING BODY  
OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:**

1. Find this transaction categorically exempt from the provisions of the California Environmental Quality Act (CEQA).
2. Approve the grant of easement for water line purposes from the Los Angeles County Flood Control District to the City of Azusa within San Gabriel Canyon Spreading Grounds, Parcel 4 (20,946± square feet), for \$2,500. Parcel 4 is located west of San Gabriel Canyon Road, northerly of Sierra Madre Boulevard, in the City of Azusa.
3. Instruct the Chair to sign the enclosed Easement document and authorize delivery to the Grantee.

### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

This action will allow the District to grant an easement for water line purposes over Parcel 4 within the San Gabriel Canyon Spreading Grounds to the City of Azusa. The City of Azusa requested this easement for their North Transmission Main Project. The granting of this easement is not considered adverse to the District's purposes. Moreover, the instrument reserves paramount rights for the District's interest.

**Implementation of Strategic Plan Goals**

This transaction is consistent with the Strategic Plan Goal of Fiscal Responsibility. The revenues from this transaction will be used for flood control purposes.

**FISCAL IMPACT/FINANCING**

The City of Azusa has paid the appraised value of \$2,500 for the easement. This amount has been paid and deposited into the Flood Control District Fund.

**FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

The granting of this easement will not hinder the use of the channel for possible transportation, utility, or recreational corridors.

The enclosed Easement document has been approved by County Counsel and will be recorded.

**ENVIRONMENTAL DOCUMENTATION**

This transaction is statutorily exempt from CEQA as specified in Section 15282 of the State's CEQA Statutes and Guidelines.

**IMPACT ON CURRENT SERVICES (OR PROJECTS)**

None.


**CONCLUSION**

Enclosed are an original and two duplicates of the Easement. Please have the original and one duplicate signed by the Chair and acknowledged by the Executive Officer of the Board. Please return the executed original and one duplicate to Public Works, retaining one duplicate for your files.

The Honorable Board of Supervisors  
June 16, 2005  
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One adopted copy of this letter is requested.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'DWolfe', with a long horizontal line extending to the right.

for DONALD L. WOLFE  
Acting Director of Public Works

DR:adg  
P6\SAN GABRIEL CYN 4 BRD

Enc.

cc: Auditor-Controller (Accounting Division - Asset Management)  
Chief Administrative Office  
County Counsel

**DUPLICATE**

RECORDING REQUESTED BY  
AND MAIL TO:

CITY OF AZUSA LIGHT & POWER  
c/o Chet F. Anderson  
729 North Azusa Avenue  
Azusa, CA 91702-9500

*Space Above This Line Reserved for Recorder's Use*

THIS DOCUMENT IS EXEMPT FROM DOCUMENTARY TRANSFER TAX  
PURSUANT TO SECTION 11922 OF THE REVENUE & TAXATION CODE

THIS DOCUMENT IS EXEMPT FROM RECORDING FEES PURSUANT  
TO SECTION 27383 OF THE GOVERNMENT CODE

Assessor's Identification Number:  
8684-013-924 (Portion)

## **EASEMENT**

For a valuable consideration, receipt of which is hereby acknowledged, the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, a body corporate and politic, hereinafter referred to as "District", does hereby grant to the CITY OF AZUSA, a municipal corporation, hereinafter referred to as "Grantee," a perpetual easement for water line purposes in, on, under and across the real property in the City of Azusa, County of Los Angeles, State of California, described in Exhibit "A" attached hereto and by this reference made a part hereof.

Subject to all matters of record and to the following reservation and conditions which the Grantee, by the acceptance of this Easement document and/or the exercise of any of the rights granted herein, agrees to keep and perform, viz:

1. District reserves the paramount right to use said land for flood control purposes.
2. Grantee agrees that it will not perform or arrange for the performance of any construction or reconstruction work in, on, over, under and across the land herein-described until the plans and specifications for such construction or reconstruction work shall have first been submitted to and been approved in writing by the Chief Engineer of the Los Angeles County Flood Control District. Such approval shall not be interpreted or inferred as an endorsement or approval as to the design, accuracy, correctness or authenticity of the information shown on the submitted plans and specifications. Furthermore, such approval cannot be relied upon for any other purpose or by any third party for any reason whatsoever. The District does not accept ownership or responsibility for the improvements.

File with: <b>SAN GABRIEL CANYON SPREADING GROUNDS</b>	<b>4</b>
308-RW-1	
S.D. 1	M0223012

3. Grantee agrees that it will defend, indemnify and save harmless the District and the County of Los Angeles (as third party beneficiary), and their officers, agents and/or employees, from any and all liability, loss or damage as the result of any act or omission by Grantee, its officers, agents, or employees relating to the exercise by Grantee, or its officers, agents, or employees of any of the rights granted to it by this easement.
4. It is expressly understood that District will not be called upon to construct, repair, maintain, or reconstruct any structure or improvement to be erected or constructed pursuant to this Easement and shall bear no responsibility in connection therewith.
5. The provisions and agreements contained in this Easement document shall be binding upon Grantee, and all successors, heirs, and assigns.

To the extent any lawful assessment be levied pertaining to the area to which this easement applies and to the extent that the assessment is based on the structures and improvements being constructed under the authority of this easement and provided further that the assessment be levied following Grantee's exercise of this easement to construct such structures and improvements, Grantee agrees to pay on behalf of District, that part of any such assessment levied against the District which is based on the value contributed to that area by Grantee's said improvements.

Dated \_\_\_\_\_

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT,  
a body corporate and politic

By \_\_\_\_\_  
Chair, Board of Supervisors of the  
Los Angeles County Flood Control District

(LACFCD-SEAL)

ATTEST:

VIOLET VARONA-LUKENS, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By \_\_\_\_\_  
Deputy

KDR:in  
P:\Conf:eSN GAB CSG4.doc

**NOTE: Acknowledgment form on reverse side**

STATE OF CALIFORNIA                    )  
  ) ss.  
COUNTY OF LOS ANGELES            )

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring his/her signature.

The undersigned hereby certifies that on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, the facsimile signature of \_\_\_\_\_, Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.

VIOLET VARONA-LUKENS, Executive Officer  
of the Board of Supervisors  
of the County of Los Angeles

By \_\_\_\_\_  
Deputy

(LACFCD-SEAL)  
APPROVED AS TO FORM:  
RAYMOND G. FORTNER, JR.,  
OFFICE OF THE COUNTY COUNSEL

By  \_\_\_\_\_  
Deputy

APPROVED as to title and execution, _____, 20_____.  DEPARTMENT OF PUBLIC WORKS Mapping & Property Management Division  MARTIN J. YOUNG Supervising Title Examiner III  By _____
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<p align="center"><b>CERTIFICATE OF ACCEPTANCE</b></p> <p>This is to certify that the interest in real property conveyed by the Easement dated _____, from the Los Angeles County Flood Control District, a body corporate and politic, to the City of Azusa, a municipal corporation, is hereby accepted by order of the City Council of the City of Azusa, on _____, pursuant to authority conferred by resolution of said City Council adopted on _____, and the Grantee hereby consents to the recordation thereof by its duly authorized officer.</p> <p>Date _____</p> <p>By _____ CITY CLERK, City of Azusa</p>
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File with: **SAN GABRIEL CANYON SPREADING GROUNDS 4**  
308-RW 1  
A.P.N. 8684-013-924 (Portion)  
T.G. 568 (H3)  
I.M. 159-297  
First District  
M0223012

**LEGAL DESCRIPTION**

(Grant of easement for waterline purposes)

Those portions of Lots 37 and 39, Subdivision No. 2, Azusa Land and Water Company, as shown on map recorded in Book 43, page 94, of Miscellaneous Records, in the office of the Recorder of the County of Los Angeles, within a strip of land 15.00 feet wide, the westerly and northwesterly sidelines of said strip of land being described as follows:

Beginning at the intersection of the northerly line of Parcel 6, Parcel Map No. 24852, as shown on map filed in Book 284, pages 91 to 95, inclusive, of Parcel Maps, in the office of said recorder, and a line parallel with and 41.00 feet westerly, measured at right angles, from the easterly line of said Lot 37; thence northerly along said parallel line, a distance of 44.46 feet to the southeasterly boundary of that certain parcel of land designated as "LANDS DESC. AS TRACT NO. 1, IN DEED REC. IN CIVIL ORDER BOOK NO 68 OF U.S. DIST. COURT, SOUTHERN DIST. OF CALIF., PAGE 791" on map recorded in Book 85, pages 3, 4 and 5, of Record of Surveys, in the office of said recorder; thence northeasterly along said southeasterly boundary to the northerly line of said Lot 39.

The sidelines of the above-described 15.00-foot wide strip of land shall be prolonged or shortened at angle points so as to terminate at their points of intersection, at the beginning thereof so as to terminate in the northerly line of said Parcel 6 and at the ending thereof so as to terminate in the northerly line of said Lot 39.

Containing: 20,946± s.f.

**EXHIBIT A**